

SNAPSHOT of HOME Program Performance--As of 09/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Lake County

State: IN

PJ's Total HOME Allocation Received: \$9,919,761

PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 12			
% of Funds Committed	96.77 %	96.41 %	6	94.94 %	66	69	
% of Funds Disbursed	90.54 %	91.48 %	6	84.35 %	67	70	
Leveraging Ratio for Rental Activities	4.87	2.95	1	4.59	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	91.36 %	1	81.38 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	88.10 %	88.05 %	7	68.05 %	80	84	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	91.67 %	81.96 %	1	79.65 %	68	75	
% of 0-30% AMI Renters to All Renters***	78.33 %	47.56 %	1	44.76 %	87	92	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	91.67 %	98.63 %	10	94.31 %	22	22	
Overall Ranking:			In State:	1 / 12	Nationally:	97 98	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$30,069	\$18,166		\$25,245	60 Units	7.60 %	
Homebuyer Unit	\$4,923	\$14,830		\$14,395	222 Units	28.00 %	
Homeowner-Rehab Unit	\$13,912	\$15,192		\$20,186	510 Units	64.40 %	
TBRA Unit	\$0	\$2,036		\$3,142	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Lake County IN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$172,808	\$105,278	\$14,215
State:*	\$62,178	\$73,709	\$19,439
National:**	\$88,539	\$71,594	\$22,853

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.01

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	67.3	65.4	86.3	0.0
Black/African American:	23.6	21.2	8.8	0.0
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	9.1	13.4	4.9	0.0
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HOUSEHOLD SIZE:

1 Person:	100.0	26.7	40.0	0.0
2 Persons:	0.0	25.8	22.4	0.0
3 Persons:	0.0	18.4	17.1	0.0
4 Persons:	0.0	18.4	10.4	0.0
5 Persons:	0.0	6.5	6.7	0.0
6 Persons:	0.0	3.2	2.5	0.0
7 Persons:	0.0	0.9	0.6	0.0
8 or more Persons:	0.0	0.0	0.4	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	83.6	29.5	19.6	0.0
Elderly:	14.5	0.0	33.5	0.0
Related/Single Parent:	0.0	32.3	25.7	0.0
Related/Two Parent:	0.0	31.3	17.8	0.0
Other:	1.8	6.9	3.3	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	0.0	0.0 [#]
HOME TBRA:	0.0	
Other:	40.0	
No Assistance:	60.0	

of Section 504 Compliant Units / Completed Units Since 2001 26

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Lake County State: IN Group Rank: 97
(Percentile)
State Rank: 1 / 12 PJs Overall Rank: 98
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	88.1	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	91.67	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	91.67	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	1.45	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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